

**INITIAL EXPRESS TERMS
FOR
PROPOSED BUILDING STANDARDS
OF THE
DEPARTMENT OF HOUSING AND COMMUNITY DEVELOPMENT
REGARDING THE ADOPTION OF THE
2019 CALIFORNIA EXISTING BUILDING CODE (CEBC)
CALIFORNIA CODE OF REGULATIONS, TITLE 24, PART 10
(HCD 05/18)**

The Department of Housing and Community Development (HCD) proposes to adopt the 2018 edition of the International Existing Building Code (IEBC) for codification into the 2019 edition of the California Existing Building Code (CEBC) as presented on the following pages, including any necessary amendments.

LEGEND FOR EXPRESS TERMS:

1. **IEBC language with new California amendments:** IEBC language shown in normal Arial 9-point; California amendments to IEBC text shown underlined and in italics with vertical bar in left margin.
 2. **Existing California amendments being modified:** All such language shown in *italics*, modified language is underlined or shown in ~~strikeout~~ with vertical bar in left margin.
 3. **Repealed text:** All language shown in ~~strikeout~~, with vertical bar in left margin.
 4. **Existing California amendments to the model code not being modified:** All such existing language shown in *italics*, modified model code language shown in ~~strikeout~~.
 5. **Existing California amendments not being modified:** Section number and title followed by "No change to text."
 6. **Amended, adopted or repealed language after 45-day public comment period or public hearing:** All language is shown in double underline or ~~double-strikeout~~, with vertical bar in left margin.
 7. **Notation:** Authority and Reference citations are provided at the end of each action.
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SUMMARY OF REGULATORY ACTION

HCD PROPOSES TO:

- Repeal the 2015 edition of the International Existing Building Code (IEBC)
- Repeal the 2016 edition of the California Existing Building Code (CEBC), including existing California amendments to the model code that are no longer necessary
- Adopt sections from the 2018 IEBC into the 2019 CEBC **without amendments**
- Adopt sections from the 2018 IEBC into the 2019 CEBC **with existing amendments**
- Bring forward existing California amendments from the 2016 CEBC for adoption into the 2019 CEBC **without modifications**
- Bring forward existing California amendments from the 2016 CEBC for adoption into the 2019 CEBC **with nonsubstantive editorial modifications**
- Adopt sections from the 2018 CEBC into the 2019 CEBC **with new amendments that do not change the regulatory effect**
- Bring forward existing California amendments from the 2016 CEBC for adoption into the 2019 CEBC **with new modifications that do not change the regulatory effect**
- Adopt sections from the 2018 IEBC into the 2019 CEBC **with new amendments**
- Bring forward existing California amendments from the 2016 CEBC for adoption into the 2019 CEBC **with modifications**
- Adopt new amendments into the 2019 CEBC
- Not adopt specified sections of the 2018 IEBC

1. HCD proposes to bring forward Chapter 1, Division I, Sections 1.1 and 1.8, from the 2016 California Existing Building Code for adoption into the 2019 California Existing Building Code with modifications as follows:

**CHAPTER 1
SCOPE AND ADMINISTRATION**

**DIVISION I
CALIFORNIA ADMINISTRATION**

**SECTION 1.1
GENERAL**

1.1.1 Title. *These regulations shall be known as the California Existing Building Code, may be cited as such and will be referred to herein as “this code.” The California Existing Building Code is Part 10 of thirteen parts of the official compilation and publication of the adoption, amendment and repeal of building regulations to the California Code of Regulations, Title 24, also referred to as the California Building Standards Code. This part incorporates by adoption the 2015 2018 International Existing Building Code of the International Code Council with necessary California amendments.*

1.1.2 Purpose. *(No change to text)*

1.1.3 Scope. *(No change to text)*

1.1.3.1 Nonstate-regulated buildings, structures and applications. *(No change to text)*

1.1.3.2 State-regulated buildings, structures and applications. *(No change to text)*

1.1.4 Appendices. *(No change to text)*

1.1.5 Referenced codes. *(No change to text)*

1.1.6 Nonbuilding standards, orders and regulations. *(No change to text)*

1.1.7 Order of precedence and use.

1.1.7.1 Differences. *(No change to text)*

1.1.7.2 Specific provisions. *(No change to text)*

1.1.7.3 Conflicts. *(No change to text)*

1.1.7.3.1 Detached one-and two-family dwellings. *Detached one-and two-family dwellings, efficiency dwelling units, lodging houses, live/work units, townhouses not more than three stories above grade plane in height with a separate means of egress, and their accessory structures, may be designed and constructed in accordance with the California Residential Code or the California Building Code, but not both, unless the proposed structure(s) or element(s) exceed the design limitations established in the California Residential Code, and the code user is specifically directed by the California Residential Code to use the California Building Code.*

1.1.8 City, county, or city and county amendments, additions or deletions. *(No change to text)*

1.1.8.1 Findings and filings. *(No change to text)*

1. The city, county, or city and county shall make express findings for each amendment, addition or deletion based upon climatic, topographical or geological conditions.

Exception: *Hazardous building ordinances and programs mitigating unreinforced masonry buildings.*

2. The city, county, or city and county shall file the amendments, additions or deletions expressly marked and identified as to the applicable findings. Cities, counties, cities and counties, and fire departments shall file the amendments, additions or deletions, and the findings with the California Building Standards Commission at 2525 Natomas Park Drive, Suite 130, Sacramento, CA 95833.
3. Findings prepared by fire protection districts shall be ratified by the local city, county, or city and county and filed with the California Department of Housing and Community Development, Division of Codes and Standards, P.O. Box 1407, Sacramento, CA 95812-1407 or, 2020 W. El Camino Avenue, Suite 250200, Sacramento, CA 95833-1829.

1.1.8.2 Locally adopted energy standards – California Energy Code, Part 6 (No change to text)

1.1.9 Effective date of this code. Only those standards approved by the California Building Standards Commission that are effective at the time an application for building permit is submitted shall apply to the plans and specifications for, and to the construction performed under, that permit. For the effective dates of the provisions contained in this code, see the History Note page of this code.

(HCD 1 & HCD 2) Exception: Plans approved by the Department of Housing and Community Development or a Department-approved design approval agency for factory built housing as defined by Health and Safety Code Section 19971. Approved plans, pursuant to the California Code of Regulations, Title 25, Division 1, Chapter 3, Subchapter 1, Article 3, Section 3048 remain valid for a period of 36 months from the date of plan approval.

1.1.10 Availability of codes. (No change to text)

1.1.11 Format. (No change to text)

1.1.12 Validity. (No change to text)

SECTION 1.8 DEPARTMENT OF HOUSING AND COMMUNITY DEVELOPMENT

1.8.1 Purpose. (No change to text)

SECTION 1.8.2 AUTHORITY AND ABBREVIATIONS

1.8.2.1 General. The Department of Housing and Community Development is authorized by law to promulgate and adopt building standards and regulations for several types of building applications. The applications under the authority of the Department of Housing and Community Development are listed in Sections 1.8.2.1.1 through 1.8.2.1.3.

Note: See the California Residential Code for detached one-and two-family dwellings and townhouses.

1.8.2.1.1 Housing construction.

Application - Hotels, motels, lodging houses, apartments, dwellings, dormitories, condominiums, shelters for homeless persons, congregate residences, employee housing, factory-built housing and other types of dwellings containing sleeping accommodations with or without common toilet or cooking facilities including accessory buildings, facilities, and uses thereto. Sections of this code which pertain to applications listed in this section are identified using the abbreviation "HCD 1."

Enforcing Agency – Local building department or the Department of Housing and Community Development.

Authority Cited: Health and Safety Code Sections 17040, 17050, 17920.9, 17921, 17921.5, 17921.6, 17921.10, 17922, 17922.6, 17922.12, 17922.14, 17927, 17928, 18300, 18552, 18554, 18620, 18630, 18640, 18670, 18690, 18691, 18865, 18871.3, 18871.4, 18873, 18873.1 through 18873.5, 18938.3, 18944.11, and 19990; and Government Code Section 12955.1.

Reference: Health and Safety Code Sections 17000 through 17062.5, 17910 through 17995.5, 18200 through 18700, 18860 through 18874, and 19960 through 19997; Civil Code Sections 1101.4 and 1101.5; and Government Code Sections 12955.1 and 12955.1.1.

1.8.2.1.2 Housing accessibility.

Application – Covered multifamily dwellings as defined in Chapter 2 of the California Building Code, including but not limited to, lodging houses, dormitories, timeshares, condominiums, shelters for homeless persons, congregate residences, apartments, dwellings, employee housing, factory-built housing and other types of dwellings containing sleeping accommodations with or without common toilet or cooking facilities.

Sections of this code identified by the abbreviation “HCD 1-AC” require specific accommodations for persons with disabilities as defined in Chapter 2 of the California Building Code. The application of such provisions shall be in conjunction with other requirements of the California Building Code, and apply only to newly constructed covered multifamily dwellings as defined in Chapter 2 of the California Building Code. “HCD 1-AC” applications include, but are not limited to, the following:

1. All newly constructed covered multifamily dwellings as defined in Chapter 2 of the California Building Code.
2. New common use areas as defined in Chapter 2 of the California Building Code, serving existing covered multifamily dwellings.
3. Additions to existing buildings, where the addition alone meets the definition of covered multifamily dwellings as defined in Chapter 2 of the California Building Code.
4. New common use areas serving new covered multifamily dwellings.
5. Where any portion of a building’s exterior is preserved, but the interior of the building is removed, including all structural portions of floors and ceilings, the building is considered a new building for determining the application of Chapter 11A of the California Building Code.

“HCD 1-AC” building standards generally do not apply to public use areas or public accommodations such as hotels and motels, and public housing. Public use areas, public accommodations, and public housing, as defined in Chapter 2 of the California Building Code, are subject to the Division of the State Architect (DSA-AC) in Chapter 11B of the California Building Code, and are referenced in Section 1.9.1.

Enforcing Agency – Local building department or the Department of Housing and Community Development.

Authority Cited: Health and Safety Code Sections 17040, 17050, 17920.9, 17921, 17921.5, 17921.6, 17921.10, 17922, 17922.6, 17922.12, 17922.14, 17927, 17928, 18300, 18552, 18554, 18620, 18630, 18640, 18670, 18690, 18691, 18865, 18871.3, 18871.4, 18873, 18873.1 through 18873.5, 18938.3, 18944.11, and 19990; and Government Code Section 12955.1.

Reference: Health and Safety Code Sections 17000 through 17062.5, 17910 through 17995.5, 18200 through 18700, 18860 through 18874, and 19960 through 19997; Civil Code Sections 1101.4 and 1101.5; and Government Code Sections 12955.1 and 12955.1.1.

1.8.2.1.3 Permanent buildings in mobilehome parks and special occupancy parks. (No change to text)

SECTION 1.8.3 LOCAL ENFORCING AGENCY

1.8.3.1 Duties and powers. (No change to text)

1.8.3.2 Laws, rules and regulations. (No change to text)

1.8.3.2.1 State Housing Law. (No change to text)

1.8.3.2.2 Mobilehome Parks Act. (No change to text)

1.8.3.2.3 Special Occupancy Parks Act. (No change to text)

1.8.3.2.4 Employee Housing Act. (No change to text)

1.8.3.2.5 Factory-Built Housing Law. (No change to text)

SECTION 1.8.4
PERMITS, FEES, APPLICATIONS AND INSPECTIONS

1.8.4.1 Permits. (No change to text)

1.8.4.2 Fees. (No change to text)

1.8.4.3 Plan review and time limitations. (No change to text)

1.8.4.3.1 Retention of plans. (No change to text)

1.8.4.4 Inspections. Construction or work for which a permit is required shall be subject to inspection by the building official, and such construction or work shall remain accessible and exposed for inspection purposes until approved. Approval as a result of an inspection shall not be construed to be an approval of a violation of the provisions of this code or other regulations of the Department of Housing and Community Development. Required inspections are listed in Chapter 1, Division II, Scope and Administration, Sections 109.3.1 through 109.3.910.

SECTION 1.8.5
RIGHT OF ENTRY FOR ENFORCEMENT

1.8.5.1 General. (No change to text)

SECTION 1.8.6
LOCAL MODIFICATION BY ORDINANCE OR REGULATION

1.8.6.1 General. (No change to text)

1.8.6.2 Findings, filings and rejections of local modifications. (No change to text)

SECTION 1.8.7
ALTERNATE MATERIALS, DESIGNS, TESTS AND METHODS OF CONSTRUCTION

1.8.7.1 General. (No change to text)

1.8.7.2 Local building departments. (No change to text)

1.8.7.2.1 Approval of alternates. (No change to text)

1.8.7.3 Department of Housing and Community Development. The Department of Housing and Community Development may approve alternates for use in the erection, construction, reconstruction, movement, enlargement, conversion, alteration, repair, removal or demolition of apartments, condominiums, hotels, motels, lodging houses, dwellings or an accessory structures thereto and permanent buildings in mobilehome parks and special occupancy parks. The consideration and approval of alternates shall comply with the following:

1. The department may require tests at the expense of the owner or owner's agent to substantiate compliance with the California Building Standards Code.
2. The approved alternate shall, for its intended purpose, be at least equivalent in performance and safety to the materials, designs, tests or methods of construction prescribed by this code.

SECTION 1.8.8
APPEALS BOARD

1.8.8.1 General. (No change to text)

1.8.8.2 Definitions. (No change to text)

1.8.8.3 Appeals. (No change to text)

SECTION 1.8.9
UNSAFE BUILDINGS OR STRUCTURES

1.8.9.1 Authority to enforce. (No change to text)

1.8.9.2 Actions and proceedings. (No change to text)

**SECTION 1.8.10
OTHER BUILDING REGULATIONS**

1.8.10.1 Existing structures. (No change to text)

1.8.10.2 Moved structures. (No change to text)

NOTE:

Authority Cited: Health and Safety Code Sections 17040, 17050, 17920.9, 17921, 17921.5, 17921.6, 17921.10, 17922, 17922.6, 17922.12, 17922.14, 17927, 17928, 18300, 18552, 18554, 18620, 18630, 18640, 18670, 18690, 18691, 18865, 18871.3, 18871.4, 18873, 18873.1 through 18873.5, 18938.3, 18944.11, and 19990; and Government Code Section 12955.1.

Reference: Health and Safety Code Sections 17000 through 17062.5, 17910 through 17995.5, 18200 through 18700, 18860 through 18874, and 19960 through 19997; Civil Code Sections 1101.4 and 1101.5; and Government Code Sections 12955.1 and 12955.1.1.

2. HCD proposes to adopt Chapter 1, Division II, Sections 101.2, 101.8, 105.2 (Building 1 – 6 only), 106.1, 106.2.1, 106.2.3, 106.2.4, 106.2.5, 106.2.6, 109.3, 109.3.1, 109.3.2, 109.3.3, 109.3.4, 109.3.5, 109.3.6, 109.3.7, 109.3.8, 109.3.9, 109.3.10 ONLY with new and existing amendments as follows:

**DIVISION II
SCOPE AND ADMINISTRATION**

*Division II is not adopted by the Department of Housing and Community Development
except where specifically indicated.*

**SECTION 101
GENERAL**

101.2 Scope. (No change to text)

101.8 Maintenance. (HCD 1, HCD 2) (No change to text)

**SECTION 106
CONSTRUCTION DOCUMENTS**

106.2.3 Means of egress. (No change to text)

106.2.5 ~~Exterior balconies and elevated walking surfaces~~ Exterior elevated elements. Where the scope of work involves balconies or other elevated walking surfaces exterior elevated elements that are exposed to water, including but not limited to from direct or blowing rain, snow or irrigation, and the structural framing is protected by an impervious moisture barrier, the construction documents shall include details for all elements of the impervious moisture barrier system. The construction documents shall include manufacturer's installation instructions.

~~106.2.6 Exterior balconies and elevated walking surfaces. [HCD 1 & HCD 2]~~ Where the scope of work involves a balcony or other elevated walking surfaces exposed to water from direct or blowing rain, snow, or irrigation, and the structural framing is protected by an impervious moisture barrier, the construction documents shall include details for all elements of the impervious moisture barrier system. The construction documents shall include manufacturer's installation instructions.

SECTION 109 INSPECTIONS

109.3.4.1 Moisture content verification. (HCD) (No change to text)

109.3.6 Weather-exposed balcony and walking surface exterior elevated element waterproofing. Where the scope of work involves balconies or other elevated walking surfaces exterior elevated elements that are exposed to water, including but not limited to from direct or blowing rain, snow or irrigation, and the structural framing is protected by an impervious moisture barrier, all elements of the impervious moisture barrier system shall not be concealed until inspected and approved.

Exception: Where special inspections are provided in accordance with 1705.1.1, Item 3, of the International Building Code.

~~**109.3.7.1 Weather exposed balcony and walking surface waterproofing. [HCD 1 & HCD 2]** Where the scope of work involves a balcony or other elevated walking surfaces exposed to water from direct or blowing rain, snow, or irrigation, and the structural framing is protected by an impervious moisture barrier, all elements of the impervious moisture barrier system shall not be concealed until inspected and approved.~~

~~**Exception:** Where special inspections are provided in accordance with Section 1705.1.1, Item 3 of the California Building Code.~~

109.3.8 (Formerly 109.3.7) Other inspections. In addition to the inspections specified in Sections 109.2 through 109.3.7, the code official is authorized to make or require other inspections of any construction work to ascertain compliance with the provisions of this code and other laws that are enforced by the Department of Building Safety building official.

Note: Residential buildings undergoing permitted alterations, additions or improvements shall replace noncompliant plumbing fixtures with water-conserving plumbing fixtures. Plumbing fixture replacement is required prior to issuance of a certificate of final completion, certificate of occupancy or final permit approval by the local building department. See Civil Code Section 1101.1, et seq., for the definition of a noncompliant plumbing fixture, types of residential buildings affected and other important enactment dates.

Note: All noncompliant plumbing fixtures in any residential real property shall be replaced with water-conserving plumbing fixtures. Plumbing fixture replacement is required prior to issuance of a certificate of final completion, certificate of occupancy, or final permit approval by the local building department. See Civil Code Section 1101.1, et seq., for the definition of a noncompliant plumbing fixture, types of residential buildings affected and other important enactment dates.

109.3.9 (Formerly 109.3.8) Special inspections. Special inspections shall be required in accordance with Chapter 17 of the International California Building Code.

NOTE:

Authority Cited: Health and Safety Code Sections 17040, 17050, 17920.9, 17921, 17921.5, 17921.6, 17921.10, 17922, 17922.6, 17922.12, 17922.14, 17927, 17928, 18300, 18552, 18554, 18620, 18630, 18640, 18670, 18690, 18691, 18865, 18871.3, 18871.4, 18873, 18873.1 through 18873.5, 18938.3, 18944.11, and 19990; and Government Code Section 12955.1.

Reference: Health and Safety Code Sections 17000 through 17062.5, 17910 through 17995.5, 18200 through 18700, 18860 through 18874, and 19960 through 19997; Civil Code Sections 1101.4 and 1101.5; and Government Code Sections 12955.1 and 12955.1.1.

3. HCD proposes to adopt Chapter 2 from the 2018 International Existing Building Code into the 2019 California Existing Building Code with new and existing amendments as follows:

**CHAPTER 2
DEFINITIONS**

**SECTION 202
GENERAL DEFINITIONS**

APPROVED. Acceptable to the code official.

Exception: (HCD 1 & HCD 2) *“Approved” means meeting the approval of the Enforcing Agency, except as otherwise provided by law, when used in connection with any system, material, type of construction, fixture or appliance as the result of investigations and tests conducted by the agency, or by reason of accepted principles or tests by national authorities, or technical, health, or scientific organizations or agencies.*

Notes:

1 *See Health and Safety Code Section 17920 for “Approved” as applied to residential construction and buildings or structures accessory thereto as referenced in Section 1.8.2.*

2 *See Health and Safety Code Section 17921.1 for “Approved” as applied to the use of hotplates in residential construction as referenced in Section 1.8.2.*

3 *See Health and Safety Code Section 19966 for “Approved” as applied to Factory-Built Housing as referenced in Section 1.8.3.2.5.*

4 *See Health and Safety Code Section 18201 for “Approved” as applied to Mobilehome Parks as referenced in Section 1.8.2.*

5 *See Health and Safety Code Section 18862.1 for “Approved” as applied to Special Occupancy Parks as referenced in Section 1.8.2.*

BUILDING. ~~Any structure used or intended for supporting or sheltering any use or occupancy.~~

BUILDING. Any structure utilized or intended for supporting or sheltering any use or occupancy.

Exception: (HCD 1, HCD 2 & HCD 1-AC) (No change to text)

BUILDING OFFICIAL. (HCD) (No change to text)

CODE OFFICIAL. The officer or other designated authority charged with the administration and enforcement of this code.

(HCD 1 & HCD 2) (No change to text)

EXTERIOR ELEVATED ELEMENTS. *Elevated balconies, decks, porches, stairways, landings, walkways, including their supports and railings, extending beyond exterior walls of a building or structure, with a walking surface, and designed for human occupancy or use.*

SUBSTANDARD BUILDING. (HCD 1, HCD 2) *Any building, structure or portion thereof, in which there exist any of the conditions listed in the Health and Safety Code, Section 17920.3, shall be deemed substandard. A building, structure, or portion thereof, declared as substandard, shall be considered unsafe, as defined in this chapter.*

UNSAFE. Buildings, structures or equipment that are unsanitary, or that are deficient due to inadequate means of egress facilities, inadequate light and ventilation, or that constitute a fire hazard, or in which the structure or individual structural members meet the definition of “Dangerous,” or that are otherwise dangerous to human life or the public welfare, or that involve illegal or improper occupancy or inadequate maintenance shall be deemed unsafe. A vacant structure that is not secured against entry shall be deemed unsafe.

(HCD 1 & HCD 2) *A substandard building, as defined in this chapter, shall be considered unsafe.*

NOTE:

Authority Cited: Health and Safety Code Sections 17040, 17050, 17920.9, 17921, 17921.5, 17921.6, 17921.10, 17922, 17922.6, 17922.12, 17922.14, 17927, 17928, 18300, 18552, 18554, 18620, 18630, 18640, 18670, 18690, 18691, 18865, 18871.3, 18871.4, 18873, 18873.1 through 18873.5, 18938.3, 18944.11, and 19990; and Government Code Section 12955.1.

Reference: Health and Safety Code Sections 17000 through 17062.5, 17910 through 17995.5, 18200 through 18700, 18860 through 18874, and 19960 through 19997; Civil Code Sections 1101.4 and 1101.5; and Government Code Sections 12955.1 and 12955.1.1.

4. HCD proposes to adopt Chapter 3, except Section 305, from the 2018 International Existing Building Code into the 2019 California Existing Building Code with new amendments as follows:

**CHAPTER 3
PROVISIONS FOR ALL COMPLIANCE METHODS**

**SECTION 301
ADMINISTRATION**

301.1 General. The repair, alteration, change of occupancy, addition or relocation of all existing buildings shall comply with Section 301.2, 301.3, or 301.4.

(HCD 1) *In addition to the requirements in this chapter, maintenance, alteration, repair, addition, or change of occupancy to existing buildings and accessory structures under the authority of the Department of Housing and Community Development, as provided in Section 1.8.2.1.1, shall comply with California Code of Regulations, Title 25, Division 1, Chapter 1, Subchapter 1.*

Exceptions:

- 1. (HCD 2)** *For moved buildings and maintenance, alteration, repair, addition, or change of occupancy to existing buildings and accessory structures in mobilehome parks or special occupancy parks as provided in Section 1.8.2.1.3, see California Code of Regulations, Title 25, Division 1, Chapters 2 and 2.2.*
- 2. (HCD 1)** *Limited-density owner-built rural dwellings, as defined in Chapter 2 of the California Residential Code.*

301.2 Repairs. *(No change to text)*

301.3 Alteration, addition or change of occupancy. The alteration, addition or change of occupancy of all existing buildings shall comply with one of the methods listed in Section 301.3.1, 301.3.2 or 301.3.3 as selected by the applicant **and allowed by the building official**. Sections 301.3.1 through 301.3.3 shall not be applied in combination with each other.

Exceptions:

- 1.** Subject to the approval of the code official, alterations complying with the laws in existence at the time the building or the affected portion of the building was built shall be considered in compliance with the provisions of this code. New structural members added as part of the alteration shall comply with the **International California** Building Code. This exception shall not apply to alterations that constitute substantial improvement in flood hazard areas, which shall comply with Section 503.2, 701.3 or 1301.3.3. This exception shall not apply to the structural provisions of Chapter 5 or to the structural provisions of Sections 706, 806 and 906.

- 2. (HCD 1)** Local ordinances or regulations shall permit the replacement, retention and extension of original materials, and the use of original methods of construction, for any building or accessory structure, provided such building or structure complied with the building code provisions in effect at the time of original construction and the building or accessory structure does not become or continue to be a substandard building. For additional information, see Health and Safety Code Sections 17912, 17920.3, 17922(d), 17922.3, 17958.8 and 17958.9.

301.3.1 Prescriptive compliance method. (No change to text)

301.3.2 Work area compliance method. Alterations, additions and changes of occupancy complying with the applicable requirements of Chapters 6 through 12 of this code shall be considered in compliance with the provisions of this code.

Note: (HCD 1 & HCD 2) The provisions contained in Chapters 6 through 12 are not adopted by HCD, but may be available for adoption by a local ordinance. (See Section 1.1.11)

301.3.3 Performance compliance method. Alterations, additions and changes of occupancy complying with Chapter 13 of this code shall be considered in compliance with the provisions of this code.

Note: (HCD 1 & HCD 2) The provisions contained in Chapter 13 are not adopted by HCD, but may be available for adoption by a local ordinance. (See Section 1.1.11)

301.4 Relocated or moved buildings. Relocated or moved buildings shall comply with the requirements of Chapter 14.

301.5 Compliance with accessibility. Accessibility requirements for existing buildings shall comply with the 2009 edition of ICC-A117.1.

(HCD 1-AC) Accessibility requirements for covered multifamily dwellings, as defined in Chapter 2 of the California Building Code, are promulgated under HCD authority and are located in Chapter 11A of the California Building Code.

SECTION 302 GENERAL PROVISIONS

302.1 Applicability. (No Change to text)

302.2 (Formerly 401.3) Dangerous conditions. (No change to text)

302.3 Additional codes. Alterations, repairs, additions and changes of occupancy to, or relocation of, existing buildings and structures shall comply with the provisions for alterations, repairs, additions and changes of occupancy or relocation, respectively, in this code and the International Energy Conservation Code, International California Fire Code, International Fuel Gas Code, International California Mechanical Code, International California Plumbing Code, International Private Sewage Disposal Code, International Property Maintenance Code, International California Residential Code and NFPA-70 California Electrical Code. Where provisions of the other codes conflict with provisions of this code, the provisions of this code shall take precedence.

302.4 (Formerly 401.2.1) Existing materials. (No change to text)

302.5 (Formerly 401.2.2) New and replacement materials. (No change to text)

302.5.1 New structural members and connections. (No change to text)

302.6 Occupancy and use. (No change to text)

SECTION 303 STRUCTURAL DESIGN LOADS AND EVALUATION AND DESIGN PROCEDURES

303.1 (Formerly 402.3.1 & 403.3.1) Live loads. (No change to text)

303.2 Snow loads on adjacent buildings. (No change to text)

303.3 Seismic evaluation and design procedures. (No change to text)

303.3.1 (Formerly 401.2.3) Compliance with full seismic forces. (No change to text)

303.3.2 Compliance with reduced seismic forces. (No change to text)

SECTION 304 IN-SITU LOAD TESTS

304.1 General. (No change to text)

SECTION 305 ACCESSIBILITY FOR EXISTING BUILDINGS (Not adopted by HCD)

305.1 Scope. The provisions of Sections 305.1 through 305.9 apply to maintenance, change of occupancy, additions and alterations to existing buildings, including those identified as historic buildings.

Note: (HCD 1-AC) Accessibility requirements for covered multifamily dwellings, as defined in Chapter 2 of the California Building Code, are promulgated under HCD authority and are located in Chapter 11A of the California Building Code.

NOTE:

Authority Cited: Health and Safety Code Sections 17040, 17050, 17920.9, 17921, 17921.5, 17921.6, 17921.10, 17922, 17922.6, 17922.12, 17922.14, 17927, 17928, 18300, 18552, 18554, 18620, 18630, 18640, 18670, 18690, 18691, 18865, 18871.3, 18871.4, 18873, 18873.1 through 18873.5, 18938.3, 18944.11, and 19990; and Government Code Section 12955.1.

Reference: Health and Safety Code Sections 17000 through 17062.5, 17910 through 17995.5, 18200 through 18700, 18860 through 18874, and 19960 through 19997; Civil Code Sections 1101.4 and 1101.5; and Government Code Sections 12955.1 and 12955.1.1. through 18700, 18860 through 18874, and 19960 through 19997; and Government Code Sections 12955.1 and 12955.1.1.

5. HCD proposes to adopt Chapter 4 from the 2018 International Existing Building Code into the 2019 California Existing Building Code with new amendments as follows:

CHAPTER 4 REPAIRS

SECTION 401 GENERAL

401.1 Scope. Repairs shall comply with the requirements of this chapter. Repairs to historic buildings need only comply with ~~Chapter 12~~ the California Historical Building Code.

401.2 Compliance. (No change to text)

401.3 Flood hazard areas. (No change to text)

SECTION 402 BUILDING ELEMENTS AND MATERIALS

402.1 Glazing in hazardous locations. (No change to text)

**SECTION 403
FIRE PROTECTION**

403.1 General. (No change to text)

**SECTION 404
MEANS OF EGRESS**

404.1 General. (No change to text)

**SECTION 405
STRUCTURAL**

405.1 General. (No change to text)

405.2 Repairs to damaged buildings. (No change to text)

405.2.1 Repairs for less than substantial structural damage. (No change to text)

405.2.1.1 Snow damage. (No change to text)

405.2.2 Disproportionate earthquake damage. (No change to text)

405.2.3 Substantial structural damage to vertical elements of the lateral force-resisting system. (No change to text)

405.2.3.1 Evaluation. (No change to text)

405.2.3.2 Extent of repair for compliant buildings. (No change to text)

405.2.3.3 Extent of repair for noncompliant buildings. (No change to text)

405.2.4 Substantial structural damage to gravity load-carrying components. (No change to text)

405.2.4.1 Lateral force-resisting elements. (No change to text)

405.2.5 Flood hazard areas. (No change to text)

**SECTION 406
ELECTRICAL**

406.1 Material. (No change to text)

406.1.1 Receptacles. (No change to text)

406.1.2 Plug fuses. (No change to text)

**SECTION 407
MECHANICAL**

407.1 General. Existing mechanical systems undergoing repair shall not make the building less complying than it was before the damaged occurred.

(HCD 1 & HCD 2) Existing mechanical systems undergoing repair shall comply with the California Mechanical Code.

~~407.2 Mechanical draft systems for manually fired appliances and fireplaces.~~ A mechanical draft system shall be permitted to be used with manually fired appliances and fireplaces where such a system complies with all of the following requirements:

1. The mechanical draft device shall be listed and installed in accordance with the manufacturer's installation instructions.
2. A device shall be installed that produces visible and audible warning upon failure of the mechanical draft device or loss of electrical power at any time that the mechanical draft device is turned on. This device shall be equipped with a battery backup if it receives power from the building wiring.
3. A smoke detector shall be installed in the room with the appliance or fireplace. This device shall be equipped with a battery backup if it receives power from the building wiring.

SECTION 408 PLUMBING

408.1 Materials. Plumbing materials and supplies shall not be used for repairs that are prohibited in the International Plumbing Code.

(HCD 1 & HCD 2) Existing plumbing systems undergoing repair shall comply with the California Plumbing Code and Division 4.3 of CALGreen Code, as applicable.

408.2 Water closet replacement. The maximum water consumption flow rates and quantities for all replaced water closets shall be ~~4.6~~ **1.28** gallons (~~6~~ **4.8** L) per flushing cycle.

Exception: Blowout design water closets [3.5 gallons (13 L) per flushing cycle].

NOTE:

Authority Cited: Health and Safety Code Sections 17040, 17050, 17920.9, 17921, 17921.5, 17921.6, 17921.10, 17922, 17922.6, 17922.12, 17922.14, 17927, 17928, 18300, 18552, 18554, 18620, 18630, 18640, 18670, 18690, 18691, 18865, 18871.3, 18871.4, 18873, 18873.1 through 18873.5, 18938.3, 18944.11, and 19990; and Government Code Section 12955.1.

Reference: Health and Safety Code Sections 17000 through 17062.5, 17910 through 17995.5, 18200 through 18700, 18860 through 18874, and 19960 through 19997; Civil Code Sections 1101.4 and 1101.5; and Government Code Sections 12955.1 and 12955.1.1.

6. HCD proposes to repeal existing California amendments from Chapter 4 of the 2016 California Existing Building Code as follows:

401.2.1 Existing materials. Materials already in use in a building in compliance with requirements or approvals in effect at the time of their erection or installation shall be permitted to remain in use unless determined by the building official to be unsafe per Section 115.

[HCD 1] Local ordinances or regulations shall permit the replacement, retention and extension of original materials, and the use of original methods of construction, for any building or accessory structure, provided such building or structure complied with the building code provisions in effect at the time of original construction and the building or accessory structure does not become or continue to be a substandard building. For additional information, see Health and Safety Code Sections 17912, 17920.3, 17922(d), 17922.3, 17958.8 and 17958.9.

402.6 Carbon monoxide detection in existing portions of a building. (HCD) Where an addition is made to a Group R occupancy, located in a building with a fuel-burning appliance, fireplace, forced-air furnace, or an attached garage, the existing portion of the building, where no construction is taking place, shall be provided with carbon monoxide detection in accordance with Section 915 of the California Building Code, if carbon monoxide detection is not already installed.

When the new addition requires carbon monoxide detection, carbon monoxide detection shall be installed in accordance with Section 915 of the California Building Code.

403.1.1 Replacement, retention and extension of original materials. (HCD 1) Local ordinances or regulations shall permit the replacement, retention and extension of original materials, and the use of original methods of construction, for any building or accessory structure, provided such building or structure complied with the building code provisions in effect at the time of original construction and the building or accessory structure does not become or continue to be a substandard building. For additional information, see Health and Safety Code Sections 17912,

~~17920.3, 17922(d), 17922.3, 17958.8 and 17958.9.~~

403.12 Carbon monoxide detection. (HCD) Pursuant to Health and Safety Code Section 17926, carbon monoxide detection shall be provided in all existing Group R buildings, as required in Section 915 of the California Building Code, or Section R315 of the California Residential Code.

~~When a fuel-burning appliance, fireplace, or forced-air furnace are added to an existing Group R building, not previously required to be provided with carbon monoxide detection, new carbon monoxide detection shall be installed in accordance with Section 915 of the California Building Code, or Section R315 of the California Residential Code.~~

404.1.1 Replacement, retention and extension of original materials. (HCD 1) Local ordinances or regulations shall permit the replacement, retention and extension of original materials, and the use of original methods of construction, for any building or accessory structure, provided such building or structure complied with the building code provisions in effect at the time of original construction and the building or accessory structure does not become or continue to be a substandard building. For additional information, see Health and Safety Code Sections 17912, 17920.3, 17922(d), 17922.3, 17958.8 and 17958.9.

409.1 Conformance. Structures moved into or within the jurisdiction shall comply with the provisions of this code for new structures.

Exception: (HCD 1 & HCD 2) After July 1, 1978, local ordinances or regulations for moved apartment houses and dwellings shall permit the retention of existing materials and methods of construction, provided the apartment house or dwelling complies with the building standards for foundations applicable to new construction and does not become or continue to be a substandard building. For additional information, see Health and Safety Code Section 17958.9.

NOTE:

Authority Cited: Health and Safety Code Sections 17040, 17050, 17920.9, 17921, 17921.5, 17921.6, 17921.10, 17922, 17922.6, 17922.12, 17922.14, 17927, 17928, 18300, 18552, 18554, 18620, 18630, 18640, 18670, 18690, 18691, 18865, 18871.3, 18871.4, 18873, 18873.1 through 18873.5, 18938.3, 18944.11, and 19990; and Government Code Section 12955.1.

Reference: Health and Safety Code Sections 17000 through 17062.5, 17910 through 17995.5, 18200 through 18700, 18860 through 18874, and 19960 through 19997; Civil Code Sections 1101.4 and 1101.5; and Government Code Sections 12955.1 and 12955.1.1.

7. HCD proposes to adopt Chapter 5, except Sections 501.1.1, 503.14, 504, and 507 from the 2018 International Existing Building Code into the 2019 California Existing Building Code with new and existing amendments as follows:

CHAPTER 5 (Formerly Chapter 4) PRESCRIPTIVE COMPLIANCE METHOD

SECTION 501 GENERAL

501.1 (Formerly 401.1) Scope. The provisions of this chapter shall control the alteration, addition and change of occupancy of existing buildings and structures, including historic buildings and structures as referenced in Section 301.3.2

(HCD 1) In addition to the requirements in this chapter, maintenance, alteration, repair, addition, or change of occupancy to existing buildings and accessory structures under the authority of the Department of Housing and Community Development, as provided in Section 1.8.2.1.1, shall comply with California Code of Regulations, Title 25, Division 1, Chapter 1, Subchapter 1.

Exceptions:

1. Existing bleachers, grandstands and folding and telescopic seating shall comply with ICC 300.

2. **(HCD 2)** For moved buildings and maintenance, alteration, repair, addition, or change of occupancy to existing buildings and accessory structures in mobilehome parks or special occupancy parks as provided in Section 1.8.2.1.3. See California Code of Regulations, Title 25, Division 1, Chapters 2 and 2.2.
3. **(HCD 1)** Limited-density owner-built rural dwellings.

501.1.1 Compliance with other methods. Alterations, repairs, additions and changes of occupancy to or relocation of, existing buildings and structures shall comply with the provisions of this chapter or with one of the methods provided in Section 301.4.

501.2 Fire-resistance ratings. (No change to text)

SECTION 502 ADDITIONS

502.1 (Formerly 402.1) General. Additions to any building or structure shall comply with the requirements of the ~~International California Building Code or California Residential Code~~, as applicable, for new construction. Alterations to the existing building or structure shall be made to ensure that the existing building or structure together with the addition are not less complying with the provisions of the ~~International California Building Code or California Residential Code~~, as applicable, than the existing building or structure was prior to the addition. An existing building together with its additions shall comply with the height and area provisions of Chapter 5 of the ~~International California Building Code or the height provisions of Chapter 3 of the California Residential Code~~, as applicable.

502.2 Disproportionate earthquake damage. (No change to text)

502.3 (Formerly 402.2) Flood hazard areas. (No change to text)

502.4 (Formerly 402.3) Existing structural elements carrying gravity load. (No change to text)

502.5 (Formerly 402.4.1) Existing structural elements carrying lateral load. (No change to text)

502.6 Smoke alarms in existing portions of a building. (No change to text)

502.7 Carbon monoxide alarms in existing portions of a building. ~~Where an addition is made to a building or structure of Group I-1, I-2, I-4 or R occupancy, the existing building shall be provided with carbon monoxide alarms in accordance with Section 1103.9 of the International Fire Code or Section R315 of the International Residential Code, as applicable~~

Exceptions:

1. ~~Work involving the exterior surfaces of buildings, such as the replacement of roofing or siding, the addition or replacement of windows or doors, or the addition of porches or decks.~~
2. ~~Installation, alteration or repairs of plumbing or mechanical systems, other than fuel-burning appliances.~~

(HCD 1) Pursuant to Health and Safety Code Section 17926, carbon monoxide detection shall be provided in all existing Group R buildings, as required in Section 915 of the California Building Code or Section R315 of the California Residential Code, as applicable. When a fuel-burning appliance, fireplace, or forced-air furnace are added to an existing Group R building, not previously required to be provided with carbon monoxide detection, new carbon monoxide detection shall be installed in accordance with Section 915 of the California Building Code, or Section R315 of the California Residential Code, as applicable.

SECTION 503 ALTERATIONS

503.1 (Formerly 403.1) General. Except as provided by Section 302.4, 302.5 or this section, alterations to any building or structure shall comply with the requirements of the ~~International California Building Code or California Residential Code~~, as applicable, for new construction. Alterations shall be such that the existing building or structure is not less complying with the provisions of the ~~International California Building Code or California Residential Code~~, as applicable, than the existing building or structure was prior to the alteration.

Exceptions:

1. An existing stairway shall not be required to comply with the requirements of Section 1011 of the ~~International California~~ Building Code where the existing space and construction does not allow a reduction in pitch or slope.
2. Handrails otherwise required to comply with Section 1011.11 of the ~~International California~~ Building Code shall not be required to comply with the requirements of Section 1014.6 of the ~~International California~~ Building Code regarding full extension of the handrails where such extensions would be hazardous due to plan configuration.
3. Where provided in below-grade transportation stations, existing and new escalator shall be permitted to have a clear width of less than 32 inches (815 mm).

503.2 (Formerly 403.2) Flood hazard areas. (No change to text)

503.3 (Formerly 403.3) Existing structural elements carrying gravity load. (No change to text)

503.4 (Formerly 403.4.) Existing structural elements carrying lateral load. (No change to text)

503.5 (Formerly 403.4.2) Seismic Design Category F. (No change to text)

503.6 (Formerly 403.5) Bracing for unreinforced masonry parapets on reroofing. (No change to text)

503.7 Anchorage for concrete and reinforced masonry walls. (No change to text)

503.8 (Formerly 403.6) Anchorage for unreinforced masonry walls in major alterations. (No change to text)

503.9 (Formerly 403.7) Bracing for unreinforced masonry parapets in major alterations. (No change to text)

503.10 Anchorage of unreinforced masonry partitions in major alterations. (No change to text)

503.11 Substantial structural alteration. (No change to text)

503.12 (Formerly 403.8) Roof diaphragms resisting wind loads in high wind regions. (No change to text)

503.13 Voluntary lateral force-resisting system alterations. (No change to text)

503.14 (Formerly 403.10) Smoke alarms. (Not Adopted by HCD)

503.15 Carbon monoxide alarms. Carbon monoxide alarms shall be provided to protect sleeping units and dwelling units in Group I-1, I-2, I-4 and R Occupancies in accordance with Section 1103.9 of the International Fire Code.

Exceptions:

1. Work involving the exterior surfaces of buildings, such as the replacement of roofing or siding, the addition or replacement of windows or doors, or the addition of porches or decks.
2. Installation, alteration or repairs of plumbing or mechanical systems, other than fuel-burning appliances.

(HCD 1) Pursuant to Health and Safety Code Section 17926, carbon monoxide detection shall be provided in all existing Group R buildings, as required in Section 915 of the California Building Code, or Section R315 of the California Residential Code. When a fuel-burning appliance, fireplace, or forced-air furnace are added to an existing Group R building, not previously required to be provided with carbon monoxide detection, new carbon monoxide detection shall be installed in accordance with Section 915 of the California Building Code, or Section R315 of the California Residential Code.

503.16 (Formerly 403.11) Refuge areas. (No change to text)

503.16.3 (Formerly 403.11.3) Horizontal exits. (No change to text)

SECTION 504 FIRE ESCAPES

(Not Adopted by HCD)

SECTION 505 WINDOWS AND EMERGENCY ESCAPE OPENINGS

505.1 Replacement glass. (No change to text)

505.2 Replacement window opening control devices. In Group **R-1**, R-2 or R-3 buildings containing dwelling **or sleeping** units, and one- and two-family dwellings and townhouses regulated by the International Residential Code, window opening control devices complying with ASTM F2090 shall be installed where an existing window is replaced and where all of the following apply to the replacement window:

1. The window is operable.
2. The window replacement includes replacement of the sash and the frame.
3. One of the following applies:
 - 3.1. In Group **R-1**, R-2 or R-3 buildings containing dwelling **or sleeping** units, the top of the sill of the window opening is at a height less than 36 inches (915 mm) above the finished floor.
 - 3.2. In one- and two-family dwellings and town- houses regulated by the International Residential Code, the top of the sill of the window opening is at a height less than 24 inches (610 mm) above the finished floor.
4. The window will permit openings that will allow passage of a 4-inch-diameter (102 mm) sphere when the window is in its largest opened position.
5. The vertical distance from the top of the sill of the window opening to the finished grade or other surface below, on the exterior of the building, is greater than 72 inches (1829 mm).

The window opening control device, after operation to release the control device allowing the window to fully open, shall not reduce the minimum net clear opening area of the window unit to less than the area required by Section 1030.2 of the International Building Code.

Exceptions:

1. Operable windows where the top of the sill of the window opening is located more than 75 feet (22860 mm) above the finished grade or other surface below, on the exterior of the room, space or building, and that are provided with window fall prevention devices that comply with ASTM F2006.
2. Operable windows with openings that are provided with window fall prevention devices that comply with ASTM F2090.

505.3 Replacement window emergency escape and rescue openings. (No change to text)

505.4 Emergency escape and rescue openings. (No change to text)

SECTION 506 CHANGE OF OCCUPANCY

506.1 (Formerly 407.1) Compliance. (No change to text)

506.1.1 (Formerly 407.1.1) Change in the character of use. (No change to text)

506.2 (Formerly 407.2) Certificate of occupancy. (No change to text)

506.3 (Formerly 407.3) Stairways. (No change to text)

506.4 (Formerly 407.4) Structural. (No change to text)

506.4.1 Live Loads. (No change to text)

506.4.3 Seismic loads (seismic force-resisting system). (No change to text)

**SECTION 507
HISTORIC BUILDINGS**

(Not Adopted by HCD)

NOTE:

Authority Cited: Health and Safety Code Sections 17040, 17050, 17920.9, 17921, 17921.5, 17921.6, 17921.10, 17922, 17922.6, 17922.12, 17922.14, 17927, 17928, 18300, 18552, 18554, 18620, 18630, 18640, 18670, 18690, 18691, 18865, 18871.3, 18871.4, 18873, 18873.1 through 18873.5, 18938.3, 18944.11, and 19990; and Government Code Section 12955.1.

Reference: Health and Safety Code Sections 17000 through 17062.5, 17910 through 17995.5, 18200 through 18700, 18860 through 18874, and 19960 through 19997; Civil Code Sections 1101.4 and 1101.5; and Government Code Sections 12955.1 and 12955.1.1.

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- 8. HCD proposes NOT to adopt Chapters 6 through 13 from the 2018 International Existing Building Code into the 2019 California Existing Building Code. Chapters 6 through 13 may be available for adoption by a local ordinance.**

**CHAPTER 6
CLASSIFICATION OF WORK**

*Not adopted by the State of California
(May be available for adoption by local ordinance. See Section 1.1.11.)*

**CHAPTER 7
ALTERATIONS-LEVEL 1**

*Not adopted by the State of California
(May be available for adoption by local ordinance. See Section 1.1.11.)*

**CHAPTER 8
ALTERATIONS—LEVEL 2**

*Not adopted by the State of California
(May be available for adoption by local ordinance. See Section 1.1.11.)*

**CHAPTER 9
ALTERATIONS—LEVEL 3**

*Not adopted by the State of California
(May be available for adoption by local ordinance. See Section 1.1.11.)*

**CHAPTER 10
CHANGE OF OCCUPANCY**

*Not adopted by the State of California
(May be available for adoption by local ordinance. See Section 1.1.11.)*

**CHAPTER 11
ADDITIONS**

*Not adopted by the State of California
(May be available for adoption by local ordinance. See Section 1.1.11.)*

CHAPTER 12 HISTORIC BUILDINGS

*Not adopted by the State of California
(May be available for adoption by local ordinance. See Section 1.1.11.)*

CHAPTER 13 PERFORMANCE COMPLIANCE METHODS

*Not adopted by the State of California
(May be available for adoption by local ordinance. See Section 1.1.11.)*

9. HCD proposes to adopt Chapter 14 from the 2018 International Existing Building Code into the 2019 California Existing Building Code with new amendments as follows:

CHAPTER 14 RELOCATED OR MOVED BUILDINGS

SECTION 1401 GENERAL

1401.1 Scope. This chapter provides requirements for relocated or moved structures, including relocatable buildings as defined in Chapter 2.

(HCD) The provisions of Chapter 14 are not applicable to commercial modulars, manufactured homes, mobilehomes, multi-unit manufactured housing, and special purpose commercial modulars as defined in Health and Safety Code Sections 18001.8, 18007, 18008, 18008.7 and 18012.5, respectively. These structures are subject to installation/reinstallation requirements specified in the Mobilehome Parks Act (Health and Safety Code Section 18200 et seq.) and the California Code of Regulations, Title 25, Division 1, Chapter 2. Manufactured homes must meet unit identification (data plate) and certification label requirements as specified in the Code of Federal Regulations, Title 24, Subtitle B, Chapter XX, Part 3280 and Health and Safety Code Section 18032. Commercial modulars and special purpose commercial modulars must meet identification requirements in the California Code of Regulations, Title 25, Division 1, Chapter 3, Subchapter 2.

1401.2 Conformance. The building shall be safe for human occupancy as determined by the International Fire Code and the International Property Maintenance Code. Any repair, alteration or change of occupancy undertaken within the moved structure shall comply with the requirements of this code applicable to the work performed. Any field-fabricated elements shall comply with the requirements of the International Building Code or the International Residential Code as applicable.

(HCD 1 & HCD 2) Relocated or moved residential buildings and accessory structures shall comply with the building code provisions in effect at the time of original construction and shall not become or continue to be a substandard building. Any repair, alteration or change of occupancy undertaken within the moved structure shall comply with the requirements of this code applicable to the work performed. Any field-fabricated elements shall comply with the requirements of the California Building Code or the California Residential Code as applicable.

SECTION 1402 REQUIREMENTS

1402.1 Location on the lot. (No change to text)

1402.2 Foundation. (No change to text)

1402.2.1 Connection to the foundation. (No change to text)

1402.3 Wind loads. (No change to text)

1402.4 Seismic loads. (No change to text)

1402.5 Snow loads. (No change to text)

1402.6 Flood hazard areas. (No change to text)

1402.7 Required inspection and repairs. (No change to text)

10. HCD proposes to adopt Chapter 15, Sections 1501, 1502 and 1503 only, from the 2018 International Existing Building Code into the 2019 California Existing Building Code with existing amendments as follows:

**CHAPTER 15
CONSTRUCTION SAFEGUARDS**

1501.6 Protection of pedestrians. (No change to text)

1501.6.1 Walkways. A walkway shall be provided for pedestrian travel in front of every construction and demolition site unless the applicable governing authority authorizes the sidewalk to be fenced or closed. A walkway shall be provided for pedestrian travel that leads from a building entrance or exit of an occupied structure to a public way. Walkways shall be of sufficient width to accommodate the pedestrian traffic, but shall be not less than 4 feet (1219 mm) in width. Walkways shall be provided with a durable walking surface and shall be accessible in accordance with ~~Chapter 11~~ Chapter **11A** of the ~~International~~ California Building Code. Walkways shall be designed to support all imposed loads and the design live load shall be not less than 150 pounds per square foot (psf) (7.2 kN/m²).

NOTE:

Authority Cited: Health and Safety Code Sections 17040, 17050, 17920.9, 17921, 17921.5, 17921.6, 17921.10, 17922, 17922.6, 17922.12, 17922.14, 17927, 17928, 18300, 18552, 18554, 18620, 18630, 18640, 18670, 18690, 18691, 18865, 18871.3, 18871.4, 18873, 18873.1 through 18873.5, 18938.3, 18944.11, and 19990; and Government Code Section 12955.1.

Reference: Health and Safety Code Sections 17000 through 17062.5, 17910 through 17995.5, 18200 through 18700, 18860 through 18874, and 19960 through 19997; Civil Code Sections 1101.4 and 1101.5; and Government Code Sections 12955.1 and 12955.1.1.

11. HCD proposes to adopt Chapter 16 from the 2018 International Existing Building Code into the 2019 California Existing Building Code without amendments. HCD proposes to repeal existing amendments from the 2016 CEBC.

**CHAPTER 16
REFERENCED STANDARDS**

NOTE:

Authority Cited: Health and Safety Code Sections 17040, 17050, 17920.9, 17921, 17921.5, 17921.6, 17921.10, 17922, 17922.6, 17922.12, 17922.14, 17927, 17928, 18300, 18552, 18554, 18620, 18630, 18640, 18670, 18690, 18691, 18865, 18871.3, 18871.4, 18873, 18873.1 through 18873.5, 18938.3, 18944.11, and 19990; and Government Code Section 12955.1.

Reference: Health and Safety Code Sections 17000 through 17062.5, 17910 through 17995.5, 18200 through 18700, 18860 through 18874, and 19960 through 19997; Civil Code Sections 1101.4 and 1101.5; and Government Code Sections 12955.1 and 12955.1.1.

12. HCD proposes to adopt Appendix A, Chapter A1 from the 2018 International Existing Building Code into the 2019 California Existing Building Code with existing amendments as follows:

Appendix A: Guidelines for the Seismic Retrofit of Existing Buildings

**CHAPTER A1
SEISMIC STRENGTHENING PROVISIONS
FOR UNREINFORCED MASONRY BEARING WALL BUILDINGS**

**SECTION A100
APPLICATION**

A100.1 Vesting Authority. *(No change to text)*

**SECTION A103
DEFINITIONS**

A103.1 Definitions. *(No change to text)*

BUILDING CODE. (HCD 1 & HCD 2) *(No change to text)*

**SECTION A105
GENERAL REQUIREMENTS**

A105.4 Structural observation, testing and inspection. Structural observation, in accordance with Section ~~1704.5~~ 1704 of the ~~International~~ California Building Code, shall be required for all structures in which seismic retrofit is being performed in accordance with this chapter. Structural observation shall include visual observation of work for compliance with the approved construction documents and confirmation of existing conditions assumed during design.

Structural testing and inspection for new and existing construction materials shall be in accordance with the California Building Code, except as modified by this chapter.

Special inspection as described in Section A105.3, Item 10, shall be provided equivalent to Level 3 as prescribed in TMS 402, Table 3.1(2).

NOTE:

Authority Cited: Health and Safety Code Sections 17040, 17050, 17920.9, 17921, 17921.5, 17921.6, 17921.10, 17922, 17922.6, 17922.12, 17922.14, 17927, 17928, 18300, 18552, 18554, 18620, 18630, 18640, 18670, 18690, 18691, 18865, 18871.3, 18871.4, 18873, 18873.1 through 18873.5, 18938.3, 18944.11, and 19990; and Government Code Section 12955.1.

Reference: Health and Safety Code Sections 17000 through 17062.5, 17910 through 17995.5, 18200 through 18700, 18860 through 18874, and 19960 through 19997; Civil Code Sections 1101.4 and 1101.5; and Government Code Sections 12955.1 and 12955.1.1.

13. HCD proposes to NOT adopt Appendix A, Chapter A2, from the 2018 International Existing Building Code.

Appendix A: Guidelines for the Seismic Retrofit of Existing Buildings

CHAPTER A2

EARTHQUAKE HAZARD REDUCTION IN EXISTING REINFORCED CONCRETE AND REINFORCED MASONRY WALL BUILDINGS WITH FLEXIBLE DIAPHRAGMS

NOTE:

Authority Cited: Health and Safety Code Sections 17040, 17050, 17920.9, 17921, 17921.5, 17921.6, 17921.10, 17922, 17922.6, 17922.12, 17922.14, 17927, 17928, 18300, 18552, 18554, 18620, 18630, 18640, 18670, 18690, 18691, 18865, 18871.3, 18871.4, 18873, 18873.1 through 18873.5, 18938.3, 18944.11, and 19990; and Government Code Section 12955.1.

Reference: Health and Safety Code Sections 17000 through 17062.5, 17910 through 17995.5, 18200 through 18700, 18860 through 18874, and 19960 through 19997; Civil Code Sections 1101.4 and 1101.5; and Government Code Sections 12955.1 and 12955.1.1. through 18700, 18860 through 18874, and 19960 through 19997; and Government Code Sections 12955.1 and 12955.1.1.

14. HCD proposes to adopt Appendix A, Chapter A3 (Sections A301.1 – A304.5.1, Tables A304.3.1 and A304.3.2, and Figures A304.1.3 – A304.4.2) from the 2018 International Existing Building Code into the 2019 California Existing Building Code with new and existing amendments as follows:

Appendix A: Guidelines for the Seismic Retrofit of Existing Buildings

CHAPTER A3

PRESCRIPTIVE PROVISIONS FOR SEISMIC STRENGTHENING OF CRIPPLE WALLS AND SILL PLATE ANCHORAGE OF LIGHT, WOOD-FRAME RESIDENTIAL BUILDINGS

SECTION A302 DEFINITIONS

A302.1 Definitions. For the purpose of this chapter, in addition to the applicable definitions in the *California Building Code*, certain additional terms are defined as follows:

CODE OFFICIAL. “Code Official” shall have the same meaning as *Enforcing Agency*.

ENFORCING AGENCY. The designated department or agency as specified by statute or regulation.

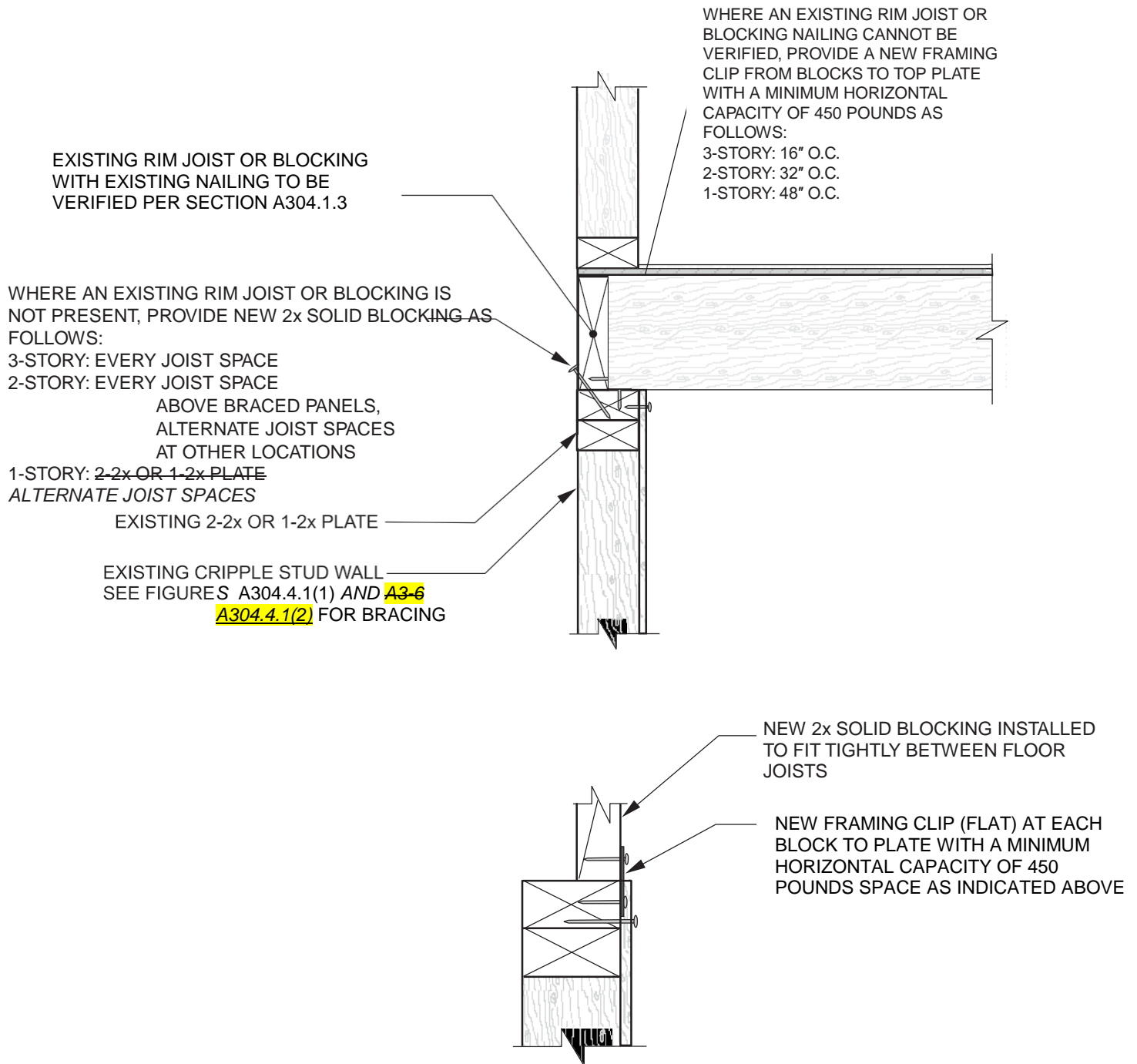
SECTION A304 STRENGTHENING REQUIREMENTS

A304.5 ~~Quality control~~ Inspections. All work shall be subject to inspection by the code official including, but not limited to:

1. Placement and installation of new adhesive or expansion anchors installed in existing foundations. Special inspection ~~is not~~ may be required for adhesive anchors installed in existing foundations regulated by the prescriptive provisions of this chapter.
2. Installation and nailing of new cripple wall bracing.
3. Any work shall be subject to special inspection where required by the code official in accordance with the building code.

A304.6 Phasing of the strengthening work. *When approved by the Enforcing Agency, the strengthening work contained in this chapter may be completed in phases.*

APPENDIX A

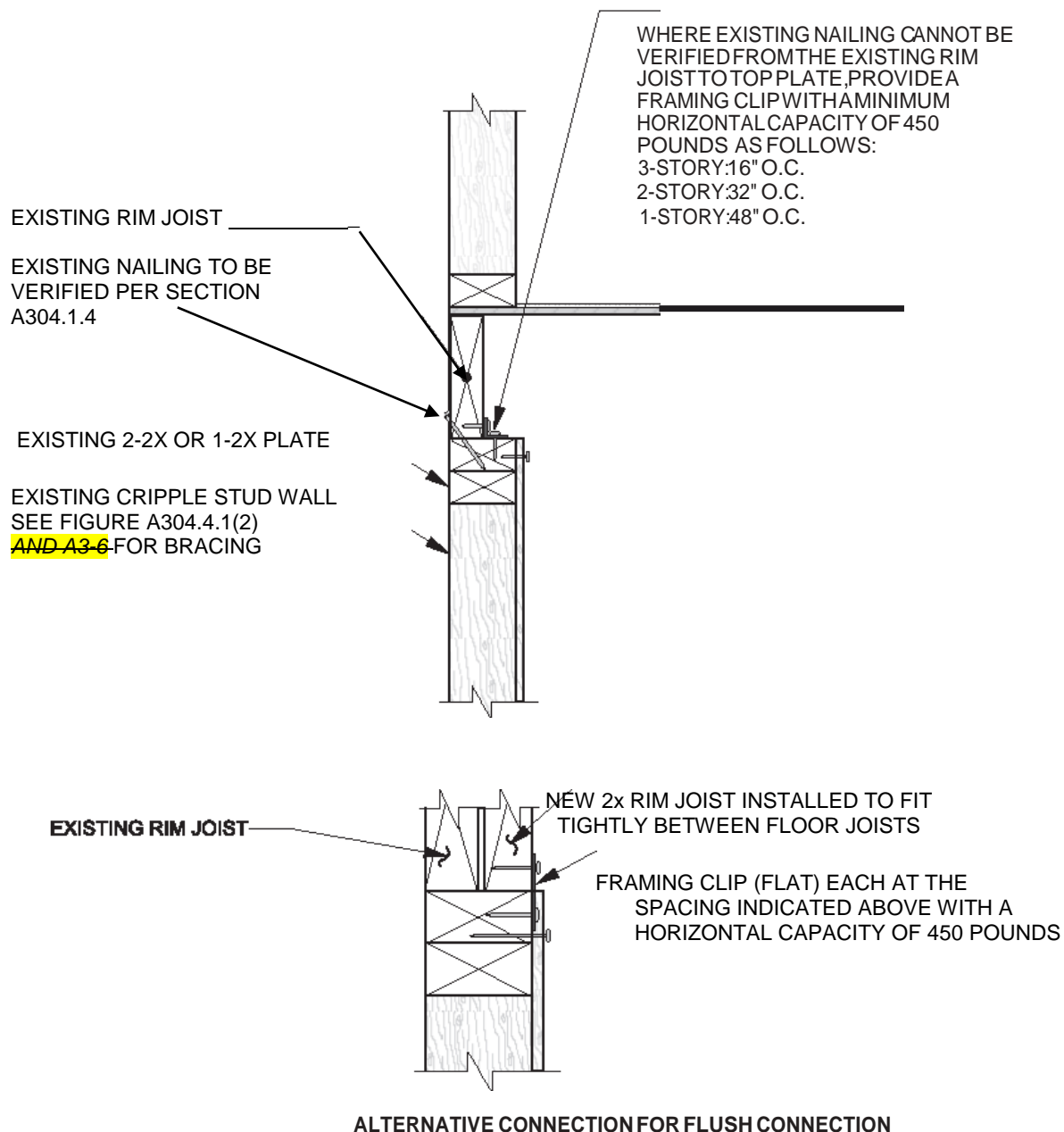


ALTERNATE CONNECTION FOR FLUSH CONNECTION

For SI: 1 inch = 25.4 mm, 1 pound = 4.4 N.

NOTE: See manufacturing instructions for nail sizes associated with metal framing clips.

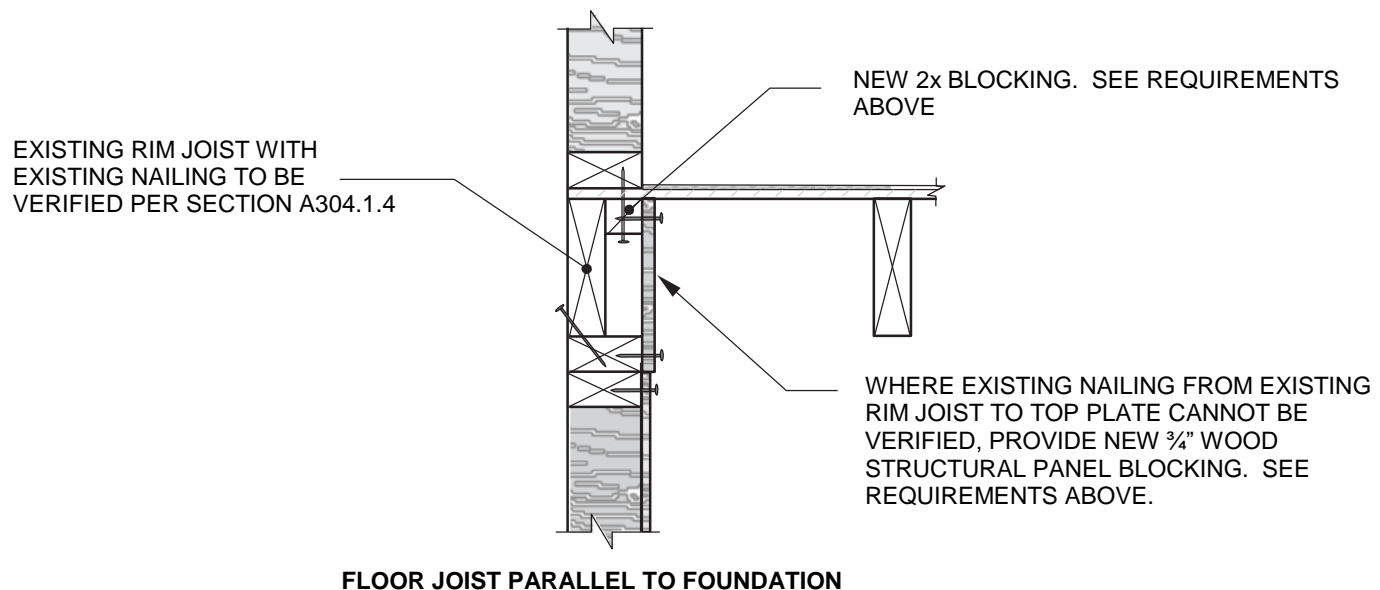
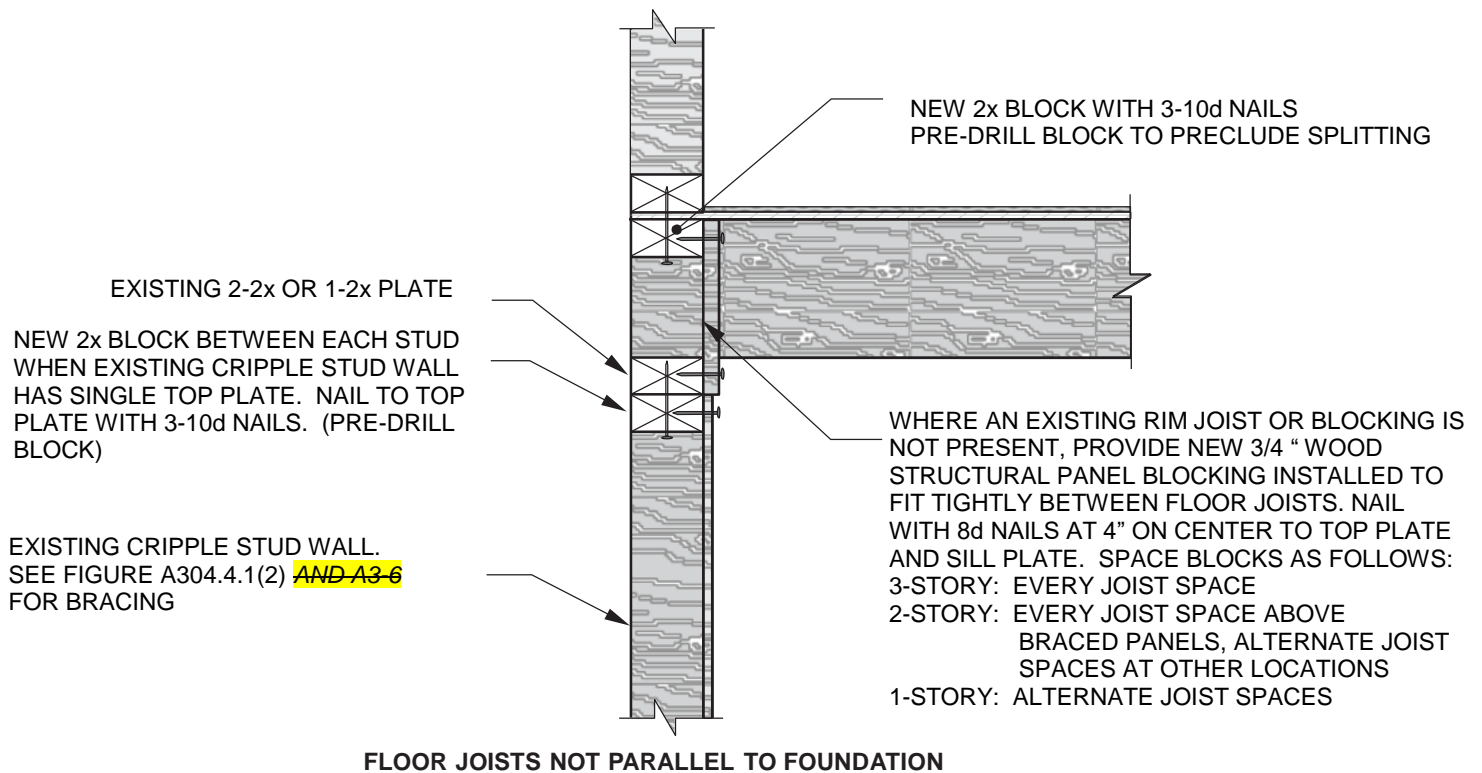
FIGURE A304.1.3 (Formerly A3-8A)
 TYPICAL FLOOR TO CRIPPLE WALL CONNECTION (FLOOR JOISTS NOT PARALLEL TO FOUNDATIONS)



For SI: 1 inch= 25.4 mm, 1 pound= 4.4 N.

NOTE: See manufacturing instructions for nail sizes associated with metal framing clips.

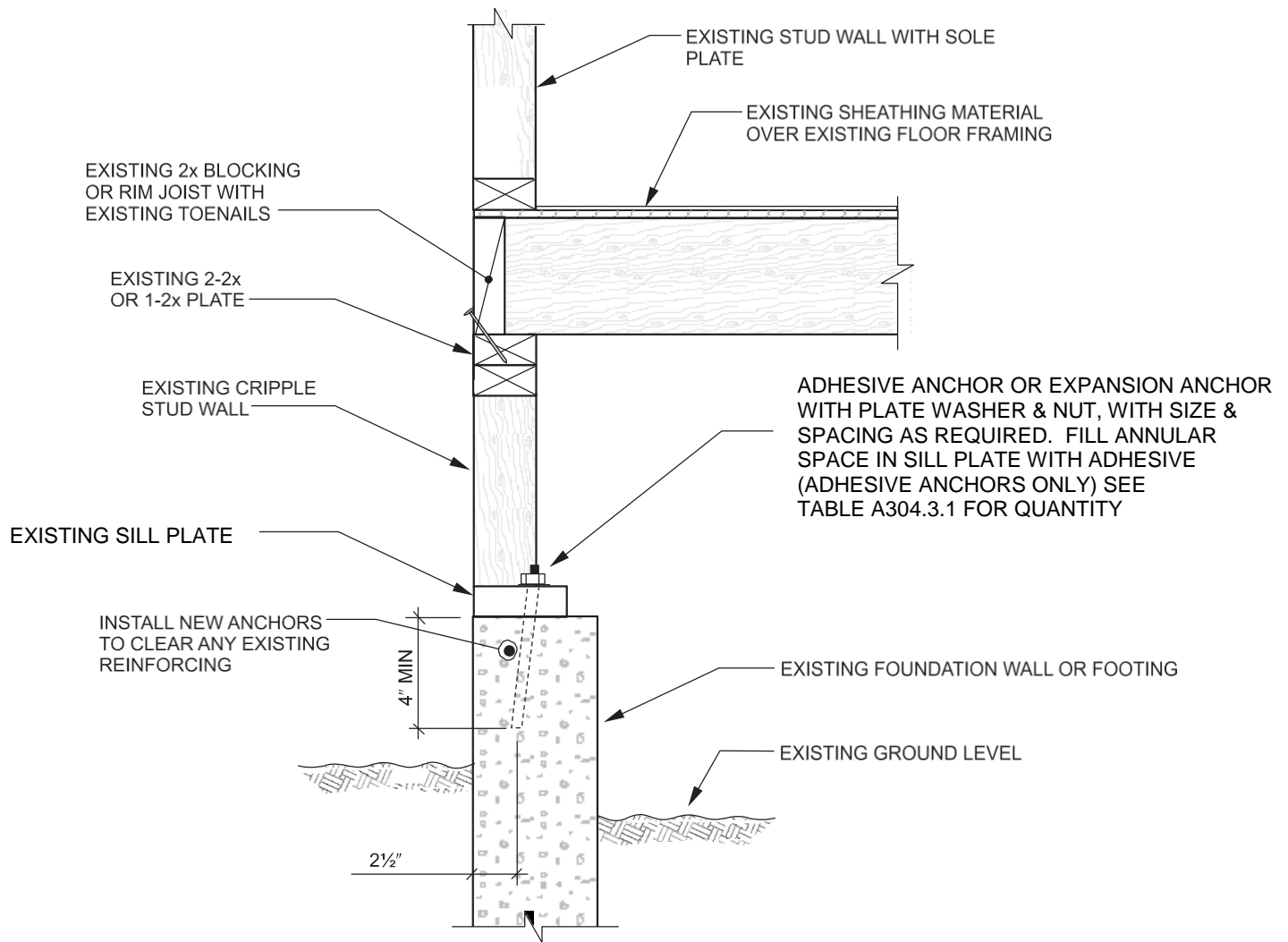
FIGURE A304.1.4(1) (Formerly A3-8B)
TYPICAL FLOOR TO CRIPPLE WALL CONNECTION (FLOOR JOISTS PARALLEL TO FOUNDATIONS)



For SI: 1 inch = 25.4 mm, 1 pound = 4.4 N.

NOTE: See Section A304.4 for cripple wall bracing.

**FIGURE A304.1.4(3) (Formerly A3-9)
ALTERNATIVE FLOOR FRAMING TO CRIPPLE WALL CONNECTION**



FOR SI: 1 inch = 25.4 mm.

a. Plate washers shall comply with the following:

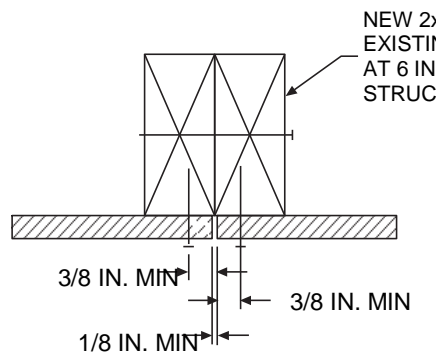
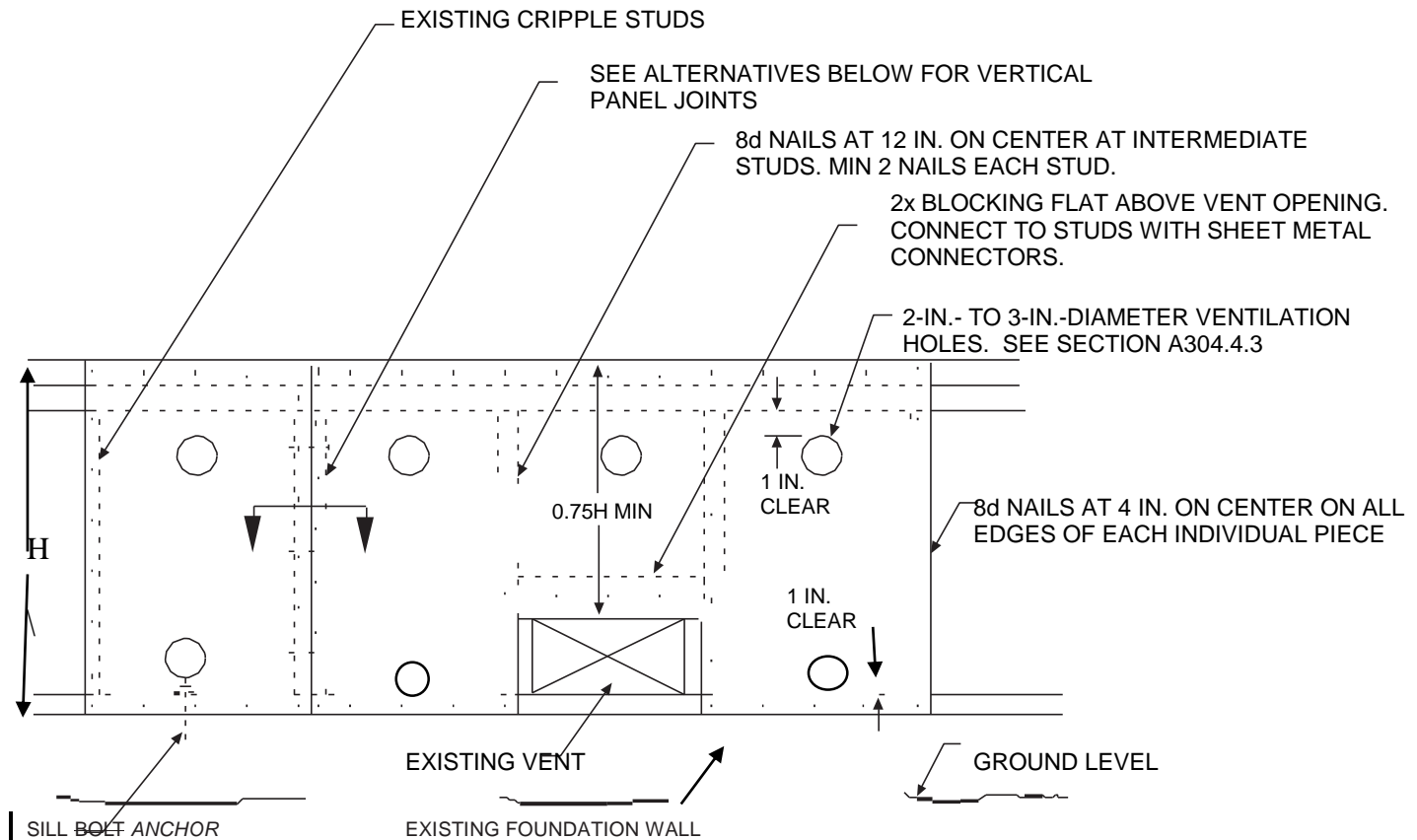
1/2 -inch anchor or bolt—3 inches × 3 inches × 0.229 inch minimum.

5/8 -inch anchor or bolt—3 inches × 3 inches × 0.229 inch minimum.

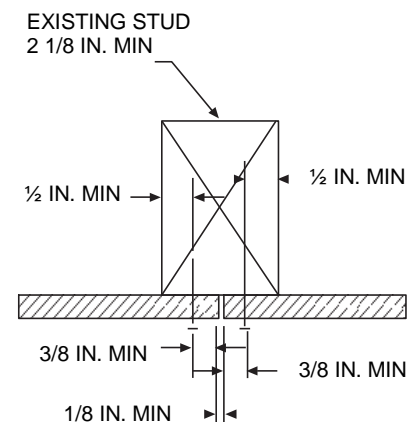
A diagonal slot in the plate washer is permitted in accordance with Table A304.3.1, Note b.

b. See Figure A304.4.1(1) or A304.4.1(2) for cripple wall bracing.

FIGURE A304.3.1(1) (Formerly A3-3)
SILL PLATE BOLTING ANCHORING TO EXISTING FOUNDATION



VERTICAL SPLICE AT DOUBLE STUD



VERTICAL SPLICE AT SINGLE STUD

For SI: 1 inch = 25.4 mm.

FIGURE A304.4.1(3) (Formerly A3-7)
PARTIAL CRIPPLE STUD WALL ELEVATION

NOTE:

Authority Cited: Health and Safety Code Sections 17040, 17050, 17920.9, 17921, 17921.5, 17921.6, 17921.10, 17922, 17922.6, 17922.12, 17922.14, 17927, 17928, 18300, 18552, 18554, 18620, 18630, 18640, 18670, 18690, 18691, 18865, 18871.3, 18871.4, 18873, 18873.1 through 18873.5, 18938.3, 18944.11, and 19990; and Government Code Section 12955.1.

Reference: Health and Safety Code Sections 17000 through 17062.5, 17910 through 17995.5, 18200 through 18700, 18860 through 18874, and 19960 through 19997; Civil Code Sections 1101.4 and 1101.5; and Government Code Sections 12955.1 and 12955.1.1.

15. HCD proposes to NOT adopt Appendix A, Chapter A4, from the 2018 International Existing Building Code.

Appendix A: Guidelines for the Seismic Retrofit of Existing Buildings

CHAPTER A4

EARTHQUAKE RISK REDUCTION IN WOOD-FRAME RESIDENTIAL BUILDINGS WITH SOFT, WEAK OR OPEN FRONT WALLS

NOTE:

Authority Cited: Health and Safety Code Sections 17040, 17050, 17920.9, 17921, 17921.5, 17921.6, 17921.10, 17922, 17922.6, 17922.12, 17922.14, 17927, 17928, 18300, 18552, 18554, 18620, 18630, 18640, 18670, 18690, 18691, 18865, 18871.3, 18871.4, 18873, 18873.1 through 18873.5, 18938.3, 18944.11, and 19990; and Government Code Section 12955.1.

Reference: Health and Safety Code Sections 17000 through 17062.5, 17910 through 17995.5, 18200 through 18700, 18860 through 18874, and 19960 through 19997; Civil Code Sections 1101.4 and 1101.5; and Government Code Sections 12955.1 and 12955.1.1.

16. HCD proposes to adopt Appendix A, Chapter A5, from the 2018 International Existing Building Code into the 2019 California Existing Building Code without amendments.

Appendix A: Guidelines for the Seismic Retrofit of Existing Buildings

CHAPTER A5

REFERENCED STANDARDS

NOTE:

Authority Cited: Health and Safety Code Sections 17040, 17050, 17920.9, 17921, 17921.5, 17921.6, 17921.10, 17922, 17922.6, 17922.12, 17922.14, 17927, 17928, 18300, 18552, 18554, 18620, 18630, 18640, 18670, 18690, 18691, 18865, 18871.3, 18871.4, 18873, 18873.1 through 18873.5, 18938.3, 18944.11, and 19990; and Government Code Section 12955.1.

Reference: Health and Safety Code Sections 17000 through 17062.5, 17910 through 17995.5, 18200 through 18700, 18860 through 18874, and 19960 through 19997; Civil Code Sections 1101.4 and 1101.5; and Government Code Sections 12955.1 and 12955.1.1.

17. HCD proposes to NOT adopt Appendix B from the 2018 International Existing Building Code.

APPENDIX B SUPPLEMENTARY ACCESSIBILITY REQUIREMENTS FOR EXISTING BUILDINGS AND FACILITIES

NOTE:

Authority Cited: Health and Safety Code Sections 17040, 17050, 17920.9, 17921, 17921.5, 17921.6, 17921.10, 17922, 17922.6, 17922.12, 17922.14, 17927, 17928, 18300, 18552, 18554, 18620, 18630, 18640, 18670, 18690, 18691, 18865, 18871.3, 18871.4, 18873, 18873.1 through 18873.5, 18938.3, 18944.11, and 19990; and Government Code Section 12955.1.

Reference: Health and Safety Code Sections 17000 through 17062.5, 17910 through 17995.5, 18200 through 18700, 18860 through 18874, and 19960 through 19997; Civil Code Sections 1101.4 and 1101.5; and Government Code Sections 12955.1 and 12955.1.1.

18. HCD proposes to NOT adopt Appendix C, Chapter C1, from the 2018 International Existing Building Code.

APPENDIX C: Guidelines for the Wind Retrofit of Existing Buildings

CHAPTER C1 GABLE END RETROFIT FOR HIGH-WIND AREAS

NOTE:

Authority Cited: Health and Safety Code Sections 17040, 17050, 17920.9, 17921, 17921.5, 17921.6, 17921.10, 17922, 17922.6, 17922.12, 17922.14, 17927, 17928, 18300, 18552, 18554, 18620, 18630, 18640, 18670, 18690, 18691, 18865, 18871.3, 18871.4, 18873, 18873.1 through 18873.5, 18938.3, 18944.11, and 19990; and Government Code Section 12955.1.

Reference: Health and Safety Code Sections 17000 through 17062.5, 17910 through 17995.5, 18200 through 18700, 18860 through 18874, and 19960 through 19997; Civil Code Sections 1101.4 and 1101.5; and Government Code Sections 12955.1 and 12955.1.1.

19. HCD proposes to NOT adopt Appendix C, Chapter C2, from the 2018 International Existing Building Code.

APPENDIX C: Guidelines for the Wind Retrofit of Existing Buildings

CHAPTER C2 ROOF DECK FASTENING FOR HIGH-WIND AREAS

NOTE:

Authority Cited: Health and Safety Code Sections 17040, 17050, 17920.9, 17921, 17921.5, 17921.6, 17921.10, 17922, 17922.6, 17922.12, 17922.14, 17927, 17928, 18300, 18552, 18554, 18620, 18630, 18640, 18670, 18690, 18691, 18865, 18871.3, 18871.4, 18873, 18873.1 through 18873.5, 18938.3, 18944.11, and 19990; and Government Code Section 12955.1.

Reference: Health and Safety Code Sections 17000 through 17062.5, 17910 through 17995.5, 18200 through 18700, 18860 through 18874, and 19960 through 19997; Civil Code Sections 1101.4 and 1101.5; and Government Code Sections 12955.1 and 12955.1.1.

20. HCD proposes to NOT adopt Resource A from the 2018 International Existing Building Code.

**RESOURCE A
GUIDELINES ON FIRE RATINGS OF ARCHAIC MATERIALS AND ASSEMBLIES**

NOTE:

Authority Cited: Health and Safety Code Sections 17040, 17050, 17920.9, 17921, 17921.5, 17921.6, 17921.10, 17922, 17922.6, 17922.12, 17922.14, 17927, 17928, 18300, 18552, 18554, 18620, 18630, 18640, 18670, 18690, 18691, 18865, 18871.3, 18871.4, 18873, 18873.1 through 18873.5, 18938.3, 18944.11, and 19990; and Government Code Section 12955.1.

Reference: Health and Safety Code Sections 17000 through 17062.5, 17910 through 17995.5, 18200 through 18700, 18860 through 18874, and 19960 through 19997; Civil Code Sections 1101.4 and 1101.5; and Government Code Sections 12955.1 and 12955.1.1.
